

Randolph Township Trustees Public Hearing Thursday, December 18, 2014

Chairman Sue White opened the hearing with the pledge. Present: Trustees Sue White, Roger Klodt, Mike Lang, FO Mary Rodenbucher, ZI Bruce Wagner, B. Moledor, C. Guthier, G. Harrison, E. Myrla, F. Huth, B. Siegferth, J. Francis,

Sue explained the purpose of the Public Hearing is to resolve the court issue of Plaintiff - Appellant Vince Lovejoy v. Defendant - Appellee Randolph Township. Sue read the Agreed Judgment Entry Consent Decree and Order.

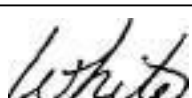

Mike informed the audience that the proposed Consent Decree and Order was submitted to the BZA and the Zoning Commission. All were in favor. Mike noticed that the recommended changes did not occur. Mike stated that in Article 1 it should read Randolph Township Board of Zoning Appeals; Article 3 should read nine (9) commercial vehicles; and Article 5 should read Randolph Township Zoning Inspector. Roger stated that it was originally discussed to increase the number of vehicles to nine. Mike asked Bruce if all the trucks are ever on the property at the same time. Bruce responded that two individuals take them home. Mike commented that he owns nine commercial vehicles and does not see a problem as they would rarely all be there at one time. Roger agrees. Mike wants to emphasize the use of the sunset clause. Mike explained that when the Plaintiff no longer owns the trucks or property and does not live there it immediately reverts back to the original use. Mike asked if we should include Vince Lovejoy and/or any major stockholder. Bruce asked what happens if the business is passed on to his children. Mike stated that they would need to file for a hearing with BZA for approval. Roger commented that Chris Meduri made the Trustees aware of this option. The Trustees spoke to various zoning members and received their input and made some changes.

Erin asked for clarification on Article 1 should read the Randolph Township Board of Zoning Appeals and Article 5 should read Randolph Township Zoning Inspector in both spots. Mike stated that was correct.

Fred stated that he usually sees three or four trucks but this week there were more. Mike asked how many. Fred replied there were six or more. Mike stated for the record that six trucks were reported on the property. Fred commented that it is a big lot and they were packed in tight. Mike asked if the tilt roll-away was mere. Fred did not see but said there were blue tractor-trailers. Sue asked if he thought it was an eyesore. Fred stated that it is not for him but he does not drive that way often. He further commented that it looks crappy back there and that vehicles were parked in the front yard. Mike stated that non-commercial plated vehicles are excluded. Fred suggested a big gate to block the view. Sue and Bruce stated that Vince has stated that he would put up something to block the view. Sue stated that all the vehicles do not belong to him. Erin asked how the number of nine vehicles was chosen. Mike stated that is the number of trucks he owns. Mike further commented that if were lower he would be in violation. It is apparent that is the number he needs to support his business. Sue commented that it is his goal to make the place look nice. Sue believes he will. Bruce can attest to a vegetation buffer since many trees were recently planted. Mike feels the agreement is manageable with both parties. Bruce feels that Vince would agree to the terms. Mike moved to accept the Agreed Judgment Entry Consent Decree and Order with corrections to Articles 1, 3, and 5.. Roger seconded. RCV: Roger - yes; Mike - yes; Sue - yes. Mary provided the last page of the order for the trustees to sign. She will make the necessary corrections and forward it to Chris Meduri.

With no further questions, the Public Hearing adjourned at 7:19 p.m.

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Susan White, Chairman

Mary A. Rodenbucher, Fiscal Officer